



## Invitation to Bid HNS 18-55

### Documents included in Package:

- 1) Instruction to Bidders
- 2) Specs by Location/Trade (Scope of Work)
- 3) Subcontractor Certifications (if applicable)
- 4) Floor Plan / Site Drawing (if applicable)

### Bid Walk & Bid Opening:

Project Address: <b>2354 Morton St</b> <b>2124 Camp Greene St</b> <b>2133 Camp Greene St</b>		<b>Targeted Rehabilitation -</b> <b>Camp Greene Neighborhood</b>	
Bid Walk:		5/10/18 at 1:00 pm (THURSDAY) – 2354 Morton 5/10/18 at 2:00 pm (THURSDAY) – 2124 Camp Greene 5/10/18 at 3:00 pm (THURSDAY) – 2133 Camp Greene	
Bid Opening:		5/17/18 at 2:00 pm (THURSDAY)	
Client Name: Stephanie Edwards and Bobby Davis – Millerton Janice Crenshaw – 2124 Camp Greene Tony Young, Jr – 2133 Camp Greene			
Project Manager: Elizabeth Lamy		Contact Number: 704-620-9090	

### Bid Walk and Bidding Instructions:

*All bid walks are mandatory.*

*If you are going to be late the policy is the following:*

Contact me BEFORE the start time if you are going to be late. If you are going to be more than 10 minutes late, we will proceed without you and you will not be permitted to bid.

The day of a bid walk the best way to reach me is at Elizabeth Lamy (cell # 704-620-9090).

*Bids must be received by the date, time and place specified. All others will be considered non responsive and disqualified.*

*2124 Camp Greene and 2133 Camp Greene are using Lead Grant funding, and will require a whole house clearance after ALL rehab work is completed. Please plan accordingly.*



**TLC by CLT**  
**CITY OF CHARLOTTE**  
HOUSING & NEIGHBORHOOD SERVICES

**Company Acknowledgement:**

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed at 2354 Morton St, 2124 Camp Greene St, and 2133 Camp Greene St to be funded through the City of Charlotte Housing & Neighborhood Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

***All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:***

Dollars (\$) \_\_\_\_\_

*Written total*

Specs Dated: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Addenda # 1 Dated: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Addenda # 2 Dated: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

**Project Schedule:** *Minimum Start Date - upon issuance of NTP*

**Completion Deadline:** (please provide projected completion date with bid submission)

***Please Print and Sign:***

Company Name/Firm: \_\_\_\_\_

Authorized Representative Name: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_



### **Requirements For Bidders**

The City awards rehabilitation bids to the lowest responsive and responsible bidder. A responsible bidder for the safe home program is one who:

- 1) Is a licensed general contractor in the State of North Carolina;
- 2) Has an Renovate, Repair & Paint Certification (<http://www2.epa.gov/lead/renovation-repair-and-painting-program>);
- 3) Is not listed on a local, state or federal debarment list;
- 4) Carries an appropriate amounts of insurance;
- 5) Can provide references verifying the contractor has completed work of a similar scope in a good workmanship like manner or successfully completed prior work for the Safe Home program. Referenced work must have been completed in one year or less from date of this invitation to bid.

A responsive bidder must:

- 1) Submit all requested documentation on time;
- 2) Meet the above requirements for responsibility at the time of bid submittal;
- 3) Have the capacity to meet the required schedule for the project.
- 4) Existing rehab projects contracted by the contractor must be on schedule.

The City reserves the right to waive any minor informalities or irregularities, which do not go to the heart of the bid submittal or prejudice other offers, or to reject, for good and compelling reasons, any or all bid submittals.

Elizabeth Lamy Santos  
Rehabilitation Specialist  
City of Charlotte  
Housing and Neighborhood Services  
600 E. Trade St.  
Charlotte, NC 29202  
PH: (704) 336-3333  
Cell: (704) 620-9090

HOUSING & NEIGHBORHOOD  
SERVICES

<http://housing.charlottenc.gov> | 600 E. Trade Street | Charlotte, NC

# Work Specification

Prepared By:

City of Charlotte Housing & Neighborhood Services  
600 E. Trade Street  
Charlotte, NC 28202  
(704) 336-7600

## Property Details

Address: 2354 Morton St  
Charlotte, NC 28208

Structure Type: Single Unit

Square Feet: 1215

Year Built: 1940

Property Value: 84000

Tax Parcel: 06704302

Census Tract:

Property Zone:

Owner: Stephanie Edwards

Owner Phone: Home: (704) 358-3359

Program(s): Tested- HAS LEAD  
Targeted Rehab Program (C1)

### Attic Insulation Increase to R-38

#### ATTIC

Increase attic insulation to R-38, contractor to attach verification to rafter at attic access, easily seen. Include ventilation baffles to code.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

### Light Fixture Replace

#### BATHROOM - MAIN

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, LED light fixture with shade and lamps.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

### Prep & Paint Room Semi Gloss

#### BATHROOM - MAIN

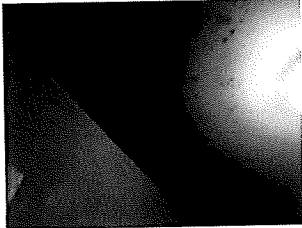
Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Painting shall include walls and any associated trim. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

# Work Specification

## Prep & Paint Ceiling

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with Owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi-gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

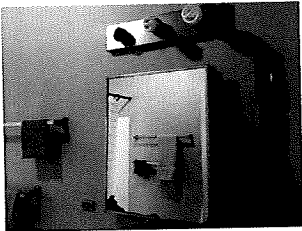
## BATHROOM - MAIN

## Medicine Cabinet

Provide and install a surface mounted medicine cabinet with mirror over the bathroom sink.

All materials and work to comply with the Construction Standards.

Cabinet to be approved by home owner and rehab specialist before installation.

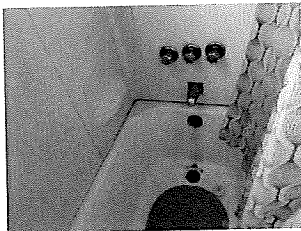


Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## BATHROOM - MAIN

## Fiberglass Walk-In Shower - Complete

Install Mustee or equivalent fiberglass shower pan unit equivalent to existing tub size, complete with fiberglass surround, and single lever shower diverter, shower rod and water saving shower head. Caulk all seams and penetrations.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## BATHROOM - MAIN

## 17" Height Commode Replace

Install a 17" height, 2 piece, close coupled, white, vitreous china commode with a maximum water usage per flush of 1.6 gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## BATHROOM - MAIN

# Work Specification

## GFCI Receptacle 20 AMP

### BATHROOM - MAIN

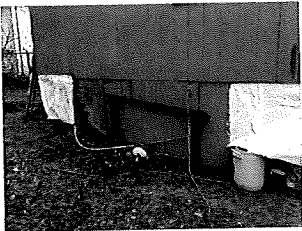
Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Foundation Wall Installation

### BATHROOM - MASTER

Replace existing wooden "curtain" wall with a masonry pier and curtain wall with concrete footings.

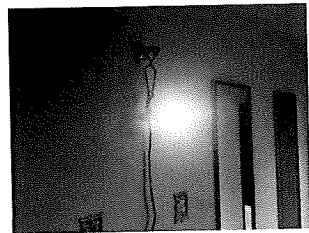


Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Light Fixture Replace

### BATHROOM- MASTER

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, LED light fixture with shade and lamps.  
\*\*\*Price is for (2) light fixtures - one for the center of the ceiling, and one above the sink.

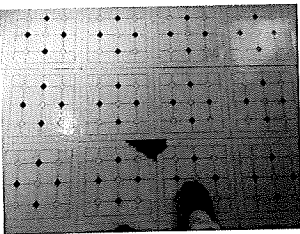


Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Resilient Flooring

### BATHROOM- MASTER

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

# Work Specification

## Replace Tub/Shower Valve and Trim

### BATHROOM- MASTER

Remove the existing tub valve and trim and replace with new per the Plumbing Code and the Construction Standards.

Access to the valve will be through the back side of the tub wall. DO NOT REMOVE TUB SURROUND FINISH MATERIALS.

Scope includes the installation of a removable access panel on the back side of the wall to fit neatly and tightly to the wall surface.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Prehung Metal Door Entrance - Front Entry

### DEN

Remove existing door, frame and threshold. Install new Energy Star rated pre-hung exterior door. Insulate cavity. Install mortised dead bolt and lever handled door hardware keyed alike. Install wide peep sight. New casing and shoe molding will match existing. Apply primer and topcoat. this installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Foundation Vent Screen

### EXTERIOR

### Exterior

Replace foundation vent housing with heavy duty galvanized steel screening.

\*\*\*Price is for replacement of ALL vents, contractor to verify number of vents.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Custom Awning Repair and Repaint

### EXTERIOR

### Exterior

Repair damaged metal awning above window and repaint ALL over-window awnings to Owner's choice of color.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

# Work Specification

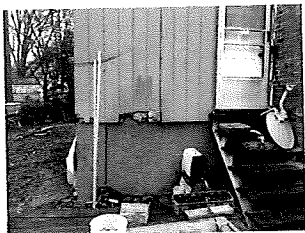
## Replace/ Refasten Any Loose/ Missing Or Decayed Exterior Lumber

EXTERIOR

Exterior

Remove & replace any decayed wood products to be painted under paint scope of work or covered over by vinyl product or coil stock. Refasten any loose wood products with proper fasteners.

\*\*\*This includes spot repair/replacement of siding on rear addition.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Exterior Steps Replace

EXTERIOR

Exterior

Replace existing wood steps and stringers to Code. New treads shall be two 2" x 6" spaced 1/2" apart, and have 2" 12" stringers. Wooden handrails should include pickets installed to Code. Entire stair system should be constructed using pressure-treated lumber.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

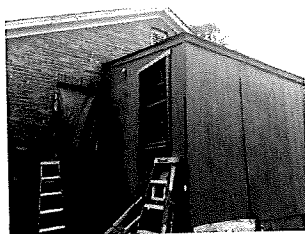
## Prep & Paint Exterior Surfaces

EXTERIOR

Exterior

Prep and paint all exterior painted surfaces. Properly dispose all loose materials. Secure or replace all loose, broken, rotted or deteriorated materials. Caulk and fill all cracks, voids, holes, etc. prior to applying 25-year or better Low VOC paint. Owners choice of color. All work to be done in a neat & professional manner. Use care to protect all surfaces not intended for paint coverage.

\*\*\*Areas to be painted include the attic vents, and the rear addition (currently painted dark red).

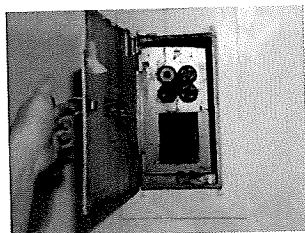


Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Electric Service 200 AMP

GENERAL REQUIREMENTS

Replace electrical service with new 200 amp, main disconnect, 110/220 volt, 24 circuit panel board, meter socket, weather head, service cable, ground rods and cable. Include replacement of all sub-panels. Caulk exterior service penetration.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

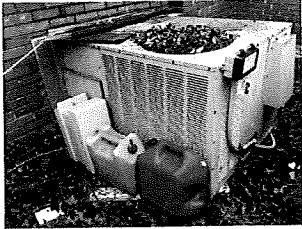


# Work Specification

## Gas Pack

### GENERAL REQUIREMENTS

Install combination AC/furnace unit, minimum 14 SEER design per manual J and Manual D for this home.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Combination CO / Smoke Detector Hard Wired

### GENERAL REQUIREMENTS

Install a hard wired combination carbon monoxide and smoke detector with battery back up.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Smoke Detector Hard Wired

### GENERAL REQUIREMENTS

Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and outside of sleeping areas.

\*\*\*Price is for (3) detectors.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Portable Toilet

### GENERAL REQUIREMENTS

Provide temporary toilet facilities from job start until approval of permanent facilities.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Permits Required

### GENERAL REQUIREMENTS

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## See Attached Lead Scope

### GENERAL REQUIREMENTS

All work shall be performed in accordance with applicable regulations and shall meet all applicable building codes. Building permits will be obtained as appropriate. Mecklenburg County requires building permits for Lead Hazard Reduction if the work involves activities subject to permitting under general conducts.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

# Work Specification

## Dumpster

### GENERAL REQUIREMENTS

After procuring all required permits, place AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpster and repair any evidence of the dumpsters use. Contractor may haul debris away daily using dump trailers.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Water Heater 40 Gallon Electric

### HALL

Install a 40 gallon, glass lined, high recovery insulated to R-7, double element, electric water heater with 10 year warranty. Include pressure and temperature relief valve, expansion tank, discharge tube to within 6" of floor or to outside of structure, shut-off valve and electric supply. If it is located on an upper floor or if there is no floor drain, install a catch pan drained to the exterior. Dispose of old water heater appropriately.

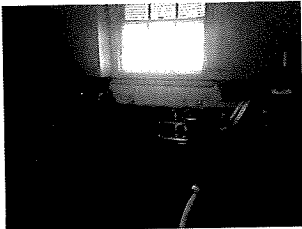


$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Cabinets Base

### KITCHEN

Replace base cabinets. Cabinets to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Counter Tops Replace

### KITCHEN

Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk counter top to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture.



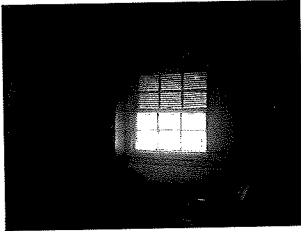
$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

# Work Specification

## Cabinets Wall

### KITCHEN

Replace wall cabinets. Cabinets are to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

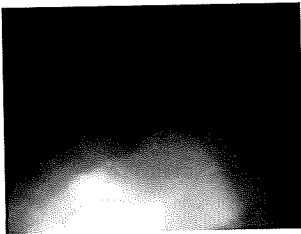


$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Prep & Paint Ceiling

### KITCHEN

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with Owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi-gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Prep & Paint Room Semi Gloss

### KITCHEN

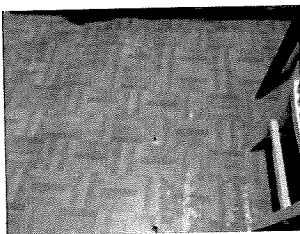
Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Painting shall include walls and any associated trim. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Resilient Flooring

### KITCHEN

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

# Work Specification

## Subfloor Repair

### KITCHEN

Remove damaged subflooring as needed. Replace with underlayment grade plywood to match level of existing flooring (CDX grade if new underlayment is required for entire room. 23/32" Advantech tongue and groove subflooring is also acceptable.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## GFCI Receptacle 20 AMP

### KITCHEN

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Range Hood Exterior Vented

### KITCHEN

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 70 sones. Attach hood to cabinet with screws. Include metal vent and roof or wall cap/damper assembly, using #14 copper Romex. Owner's choice of color.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Certification

Contractor Name: \_\_\_\_\_

Total Cost: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

LEAD ABATEMENT SCOPE OF WORK  
& INSTRUCTIONS TO BIDDERS

24-Apr-18  
2354 Morton St

Address

Complete the following scope of work:

Item #	Feature	Method	Number	Cost Per unit	COST
1	Front porch - Side A - Upper Exterior Facing	Scrape loose paint and re-paint.	1		
2	Sides A, B, C & D - Fascia	Repair/replace any decayed and rotten wood, scrape loose paint and re-paint.	1		
3	Sides A, B, C & D - Soffit	Repair/replace any decayed and rotten wood, scrape loose paint and re-paint.	1		
4	Exterior windows 1-7, 9-11 & 13 - Window sashes, sills, and casings	Remove and replace windows (all components).	11		
5	Shed 1 - Side A	Demolish and dispose of shed, and clean up soil around area.	1		
6	Room 1 - Living Room - Side A - Door jamb	Remove and replace.	1		
7	Room 1- Living Room - Side A - Window casing and sill	(Window is to be replaced). Replace any remaining components and paint any new components.	1		
8	Room 3 - Kitchen - Side A - Baseboard	Remove and replace. Re-paint any new components.	1		
9	Interior (throughout) - Window sills	Complete specialized cleaning.	14		

Total

Contractors may submit an occupant protection plan on the form provided.

NOTES: Complete all interior work in a unit in a single day.

- 1 Allow for replacement of 50 board feet of rotted wood.
- 2 Unless otherwise noted any window or door removal and replacement includes frame and trim on both sides.
- 3 In lieu of complete removal, window frames may be enclosed with vinyl on exterior in accordance with all project manual requirements
- 4 Contact EI Group to conduct inspections prior to repainting or other putback and after vinyl siding installation.
- 5 Windows being placed in a bathroom need to be tempered glass.

Total Bid

Acknowledgement of Addenda (if any):

Addendum#	Date

The undersigned contractor agrees to perform the scope of work for the indicated fee in accordance with applicable regulations and the project manual. The undersigned also certifies that the work will be completed within 60 days of award.

Signature of authorized contractor representative

Contractor Submitting Bid:

Address:

Phone:

# Work Specification

Prepared By:

City of Charlotte Housing & Neighborhood Services

600 E. Trade Street

Charlotte, NC 28202

(704) 336-7600

## Property Details

Address: 2124 Camp Greene St  
Charlotte, NC 28208

Structure Type: Single Unit

Square Feet: 1404

Year Built: 1928

Property Value: 102900

Tax Parcel: 06706719

Census Tract:

Property Zone:

Owner: Janice Crenshaw

Owner Phone: Home: (704) 649-8036

Program(s): LeadSafe 2016  
Healthy Homes LBP 2016  
Targeted FY18 (CDBG Funds)

## Attic Insulation Increase to R-38

### ATTIC

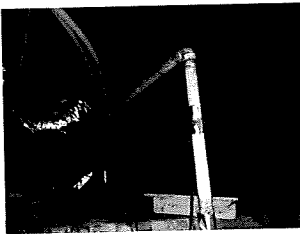
Increase attic insulation to R-38, contractor to attach verification to rafter at attic access, easily seen. Include ventilation baffles to code.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Drain/Waste/Vent - Laundry

### BASEMENT

Remove all drain, waste and wet vent lined to code legal dump. Install schedule 40 PVC to service laundry area from the roof vent pipe(s) through the foundation wall to include a main clean out outside to code.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Masonry Pier Replace

### BASEMENT

Replace leaning pier with masonry pier with mortared joints and poured concrete footing per Code.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

# Work Specification

## Repair Duct Work System

### BASEMENT

Repair various areas of loose or damaged ductwork. Ensure system is properly supported from ground (supply, return, and flex.) Ductwork shall be R-8 and mastic sealed.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Prep & Paint Room Semi Gloss

### BATHROOM - LEFT SIDE

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Painting shall include walls and any associated trim. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Prep & Paint Ceiling

### BATHROOM - LEFT SIDE

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with Owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi-gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Bath Exhaust Fan Replace

### BATHROOM - LEFT SIDE

Install a ceiling or through-the-wall, exterior ducted, vent fan with damper. Include power and switch wiring using #14 copper Romex. Repair any tear out.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

# Work Specification

## Baseboard - Repair

Repair loose baseboard behind pedestal sink.



## BATHROOM - LEFT SIDE

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## GFCI Receptacle 20 AMP

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

## BATHROOM - LEFT SIDE

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Resilient Flooring

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.

## BATHROOM - RIGHT SIDE



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Floor System Repair

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.

## BATHROOM - RIGHT SIDE

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## 17" Height Commode Replace

Install a 17" height, 2 piece, close coupled, white, vitreous china commode with a maximum water usage per flush of 1.6 gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.

## BATHROOM - RIGHT SIDE



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$



# Work Specification

## Fiberglass Bathtub - Remove and Replace

### BATHROOM - RIGHT SIDE

Install a 5' white, fiberglass formed bathtub complete with slip-resistant surface, lever operated pop-up drain and overflow, PVC waste, single lever tub/shower diverter with water-saving shower head.



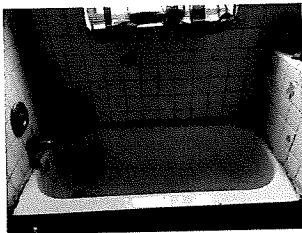
Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Ceramic Wall Tile

### BATHROOM - RIGHT SIDE

Install owner's choice ceramic wall tile over cement fiberboard with troweled adhesive. Include preformed base, cap, stop, return and trimmer pieces to complete installation. After at least 24 hours drying time, apply latex based portland cement grout. Clean all excess grout and apply mildew resistant white silicone caulk at all seams, fixture lips and pipe penetrations.

\*\*\*Tiled area includes the tub surround and framed out area at the back of the tub.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Prep & Paint Room Semi Gloss

### BATHROOM - RIGHT SIDE

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Painting shall include walls and any associated trim. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Bath Exhaust Fan Replace

### BATHROOM - RIGHT SIDE

Install a ceiling or through-the-wall, exterior ducted, vent fan with damper. Include power and switch wiring using #14 copper Romex. Repair any tear out.



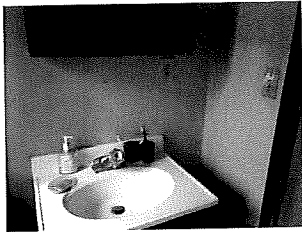
Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

# Work Specification

## BATHROOM - RIGHT SIDE

### GFCI Receptacle 20 AMP

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

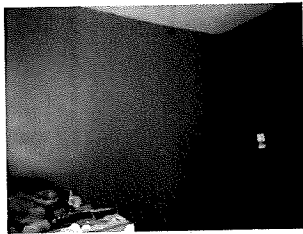


Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## DEN

### Custom Shelf Installation

Install a simple wooden shelf fastened to the wall with appropriately sized metal brackets anchored to studs.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

### Exterior Door Weatherstripping Install - Rear Exit

## EXTERIOR

## Exterior

Install rigid aluminum strip with neoprene-type weatherstripping securely fastened to sides and head jams.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

### Crawl Space Access Door

## EXTERIOR

## Exterior

Install a 3/4" pressure treated plywood access door in a 2" x 4" pressure treated frame. Provide galvanized iron hinges and hasp.

\*\*\*Price is for (2) doors.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

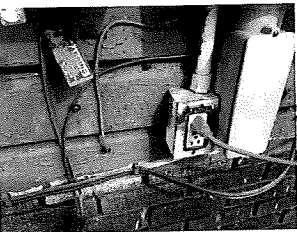
# Work Specification

**GFCI Device Exterior - Replace Cover**

EXTERIOR

Exterior

Replace damaged receptacle cover with a code approved weather proof box like existing. Receptacle is on left side of home.



Bid Cost:

Base

X

Quantity

=

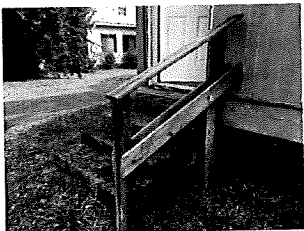
Total Cost

**Exterior Handrails - Rear Exit Steps**

EXTERIOR

Exterior

Remove existing handrails. Dispose of properly. Re-install handrails to current building code- specified treated lumber. Size & dimensions to code.



Bid Cost:

Base

X

Quantity

=

Total Cost

**Exterior Porch Railings - Front Porch**

EXTERIOR

Exterior

Remove existing porch guards. Dispose of properly. Re-install guards to current building code- specified treated lumber. Size & dimensions to code.



Bid Cost:

Base

X

Quantity

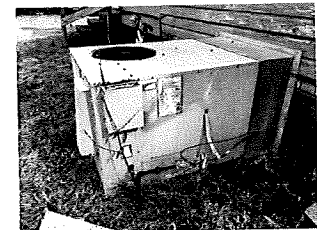
=

Total Cost

**Gas Pack**

GENERAL REQUIREMENTS

Install combination AC/furnace unit, minimum 14 SEER design per manual J and Manual D for this home.



Bid Cost:

Base

X

Quantity

=

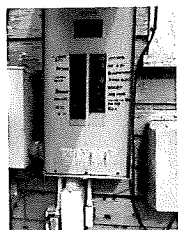
Total Cost

# Work Specification

## Assess Existing Electrical Service

### GENERAL REQUIREMENTS

Assess 200 amp electrical service to ensure it's safety and operability, and make any necessary repairs to Code.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Portable Toilet

### GENERAL REQUIREMENTS

Provide temporary toilet facilities from job start until approval of permanent facilities.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Permits Required

### GENERAL REQUIREMENTS

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## See Attached Lead Scope

### GENERAL REQUIREMENTS

All work shall be performed in accordance with applicable regulations and shall meet all applicable building codes. Building permits will be obtained as appropriate. Mecklenburg County requires building permits for Lead Hazard Reduction if the work involves activities subject to permitting under general conducts.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## House Number

### GENERAL REQUIREMENTS

Install brass, aluminum, or iron house numbers with nails. Numbers must be 4 inches tall with a stroke-width of 1/2 inch per Code. Numbers are not permitted to be plastic or stickers.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Dumpster

### GENERAL REQUIREMENTS

After procuring all required permits, place AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpster and repair any evidence of the dumpsters use. Contractor may haul debris away daily using dump trailers.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

# Work Specification

## Combination CO / Smoke Detector Hard Wired

### GENERAL REQUIREMENTS

Install a hard wired combination carbon monoxide and smoke detector with battery back up.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Smoke Detector Hard Wired

### GENERAL REQUIREMENTS

Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and outside of sleeping areas.

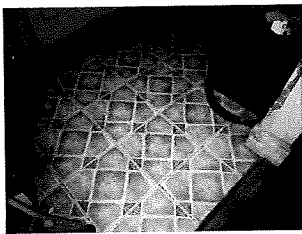
\*\*\*There are (3) bedrooms listed on the tax record.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Resilient Flooring

### HALL - LEFT SIDE

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.

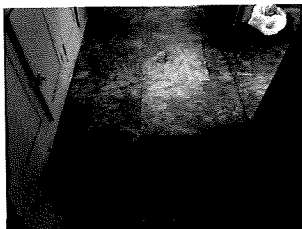


$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Resilient Flooring

### HALL - RIGHT SIDE

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.



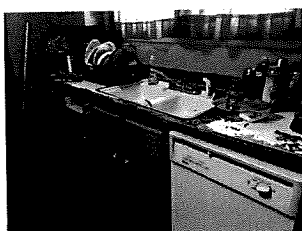
$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Cabinets Base

### KITCHEN

Replace base cabinets. Cabinets to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

\*\*\*Select unfinished cabinets so homeowner can paint them to match existing wall cabinets.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

# Work Specification

## Double Bowl Sink Complete

### KITCHEN

Install a 18 gauge 33" x 22" x 9" double bowl, stainless steel, self rimming kitchen sink including a single handle metal body faucet, rated at 2.0 GPM or less, with a 15 year drip- free warranty, P-trap, supply lines, full port ball type shut-off valves & escutcheon plates on all supply & drain lines. No copper compression fittings.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Counter Tops Replace

### KITCHEN

Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk counter top to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Resilient Flooring

### KITCHEN

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Refrigerator--18 CF Frost Free

### KITCHEN

Dispose of old refrigerator. Install a 2 door, top freeze, white, frost free refrigerator with at least 17.5 cubic feet.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

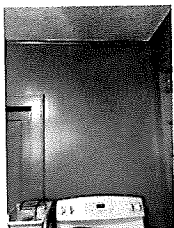
# Work Specification

## Cabinets Wall

### KITCHEN

Replace wall cabinets. Cabinets are to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

\*\*\*Select unfinished cabinet that homeowner can paint. Price is for (1) cabinet only, to house the vented range hood.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Range Hood Exterior Vented

### KITCHEN

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 70 sones. Attach hood to cabinet with screws. Include metal vent and roof or wall cap/damper assembly, using #14 copper Romex. Owner's choice of color.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## GFCI Receptacle 20 AMP

### KITCHEN

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Ceiling Repair

### LIVING ROOM

Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mesh and mud over mesh with the appropriate material. Wet sand and smooth.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

# Work Specification

## Prep & Paint Ceiling

### LIVING ROOM

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with Owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi-gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Prep & Paint Room Flat

### LIVING ROOM

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic FLAT latex. Painting shall include walls and any associated trim with SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

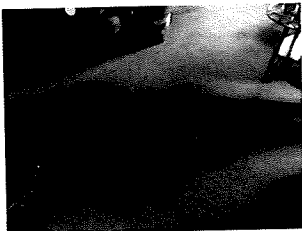


Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Resilient Flooring

### LIVING ROOM

Install 25 year warranted resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Certification

Contractor Name: \_\_\_\_\_

Total Cost: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_



LEAD ABATEMENT SCOPE OF WORK  
& INSTRUCTIONS TO BIDDERS

24-Apr-18  
2124 Camp Greene St

Address

Complete the following scope of work:

Item #	Feature	Method	Number	Cost Per unit	COST
1	Exterior Siding - Wall A, B, C, D	Scrape loose paint and repaint.	1		
2	All wooden window casings and sills (blue in color)	Scrape loose paint and repaint.	18		
2a	All wooden windows	Remove and replace all windows and replace with vinyl windows. Sashes are negative for lead, but all other components are positive, and there are dust hazards present as well.	19		
3	Front porch columns - Side A	Scrape loose paint and repaint.	4		
4	Front porch ceiling - Side A	Scrape loose paint and repaint.	1		
5	All exterior headers - Side A, B, C, D	Scrape loose paint and repaint.	2		
6	Any exposed rafters, soffit, fascia - Side A, B, C, D	Scrape loose paint and repaint.	1		
7	Exterior door jamb and casing - Side A	Remove and replace jamb, casing, and door.	1		
8	All other wooden trim - Side A, B, C, D	Scrape loose paint and repaint.	1		
9	Rim joist - Side A, B, C, D	Scrape loose paint and repaint.	1		
10	Soil outside the drip line	Remove 2"-4" of soil and anything additional below that to achieve lead level below 400 ppm. Once below 400 ppm, landscaping felt should be installed and covered with top soil in an area of 4'-6' extending out from the drop line, and 2"-4" deep. Top soil should then be covered with landscaping gravel or mulch, and other bare areas re-seeded and covered with hay or pine straw.	1		
11	Fireplace mantle - Room 1	Scrape loose paint and repaint.	1		
12	Window casing, sill, apron - Room 1, 2, 3, 5, 7, 9, 10	Remove and replace.	18		
13	Door casing and jamb - Room 1 - Side A	Remove and replace.	1		
14	Front porch floor	Remove and replace front porch decking with treated lumber	1		

\*\*\*all work to scrape and paint exterior wooden materials includes repair of damaged/decayed wood.

\*\*\*all interior components to be replaced must also be painted.

Total

Contractors may submit an occupant protection plan on the form provided.

NOTES: Complete all interior work in a unit in a single day.

- 1 Allow for replacement of 50 board feet of rotted wood.
- 2 Unless otherwise noted any window or door removal and replacement includes frame and trim on both sides.
- 3 In lieu of complete removal, window frames may be enclosed with vinyl on exterior in accordance with all project manual requirements
- 4 Contact EI Group to conduct inspections prior to repainting or other putback and after vinyl siding installation.
- 5 Windows being placed in a bathroom need to be tempered glass.

Total Bid

Acknowledgement of Addenda (if any):

Addendum#	Date

The undersigned contractor agrees to perform the scope of work for the indicated fee in accordance with applicable regulations and the project manual. The undersigned also certifies that the work will be completed within 60 days of award.

Signature of authorized contractor representative

Contractor Submitting Bid:

Phone:

# Work Specification

Prepared By:  
City of Charlotte Housing & Neighborhood Services  
600 E. Trade Street  
Charlotte, NC 28202  
(704) 336-7600

## Property Details

Address:	2133 Camp Greene St Charlotte, NC 28208	Owner:	Tony Young
Structure Type:	Single Unit	Owner Phone:	Cell: (704) 779-8798 xOwner
Square Feet:	900	Program(s):	LeadSafe 2016 Healthy Homes LBP 2016 Targeted FY18 (CDBG Funds)
Year Built:	1946		
Property Value:	67700		
Tax Parcel:	06705109		
Census Tract:			
Property Zone:			

## Fiberglass Bathtub

### BATHROOM - MAIN

Install a 5' white Swan or equivalent fiberglass bathtub. Caulk all seams and penetrations. Include new single handled tub/shower diverter valve and drain.



Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

## Pedestal Sink - Complete

### BATHROOM - MAIN

Install a vitreous china pedestal lavatory complete with single handled metal faucet with drain and pop-up, p-trap, supply lines, full port ball type shut-off valves & escutcheon plates. All materials and work shall comply with the Construction Standards and the Plumbing Code.



Bid Cost:	_____	X	_____	=	_____
	Base		Quantity		Total Cost

# Work Specification

## 17" Height Commode Replace

### BATHROOM - MAIN

Install a 17" height, 2 piece, close coupled, white, vitreous china commode with a maximum water usage per flush of 1.6 gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.

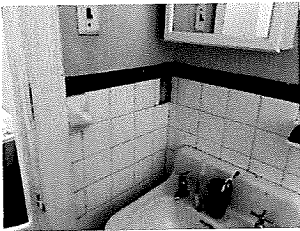


$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Ceramic Tile Repair

### BATHROOM - MAIN

Install white ceramic wall tile with troweled adhesive to fill in areas where tile is missing or is loose and needs to be re-secured. After at least 24 hours drying time, apply latex based portland cement grout. Clean all excess grout and apply mildew resistant white silicone caulk at all seams.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Ceramic Wall Tile

### BATHROOM - MAIN

Install owner's choice ceramic wall tile over cement fiberboard with troweled adhesive. Include preformed base, cap, stop, return and trimmer pieces to complete installation. After at least 24 hours drying time, apply latex based portland cement grout. Clean all excess grout and apply mildew resistant white silicone caulk at all seams, fixture lips and pipe penetrations.

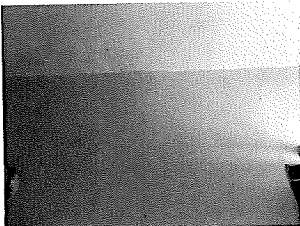


$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Prep & Paint Room Semi Gloss

### BATHROOM - MAIN

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Painting shall include walls and any associated trim. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

# Work Specification

## GFCI Receptacle 20 AMP

### BATHROOM - MAIN

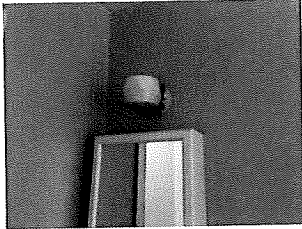
Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Light Fixture Replace

### BATHROOM - MAIN

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, LED light fixture with shade and lamps.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Floor System Repair

### BATHROOM - MAIN

Remove all fixtures not built in. Dispose of damaged/unsafe components of floor assembly. Work may include installation of 2"x 8" joists hung 16" on center, plywood or tongue and groove subfloor. Include replacing all deteriorated band joists and insulating floor to code.

\*\*\*Area for repair is under the bathtub as floor is tile set in a concrete slab, there is no floor framing support or subfloor under the tub.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Light Fixture Replace

### BEDROOM

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, LED light fixture with shade and lamps.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Light Fixture Replace

### BEDROOM 2

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, LED light fixture with shade and lamps.



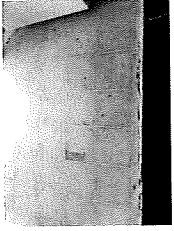
Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

# Work Specification

## Resilient Flooring

### DINING ROOM

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.

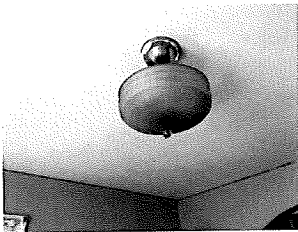


Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Light Fixture Replace

### DINING ROOM

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, LED light fixture with shade and lamps.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Prep & Paint Room Semi Gloss

### DINING ROOM

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Painting shall include walls and any associated trim. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

## Prep & Paint Ceiling

### DINING ROOM

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with Owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi-gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times = \text{Total Cost}$

# Work Specification

## Tear Off & Reroof Shingles

EXTERIOR

Exterior

Remove and dispose of existing roofing, inspect and repair roof deck (include 96 sq.ft. of decking replacement in bid) and install new 30 year architectural shingles. Include ice and water shield at all roof edges, felt paper, shingle over ridge vent, boots, flashing and all necessary accessories.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Light Fixture Exterior - Right Stoop

EXTERIOR

Exterior

Replace or install a UL approved, LED light fixture.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Exterior Guards and Handrails - Right Stoop

EXTERIOR

Exterior

Install guards to stoop and handrails serving the stairs to current building Code-specified metal or treated lumber. Size & dimensions to Code.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Aluminum Storm Door - Right Stoop

EXTERIOR

Exterior

Install an aluminum combination storm and screen door. Complete with self closer and locking hardware.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

# Work Specification

## Refinish Exterior Deck - Front Porch

EXTERIOR

Exterior

Prep and re-paint or stain existing exterior deck to match existing finish. \*\*\*Repair and replace any damaged or deteriorated wood decking or railing as necessary.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Crawl Space Access Door

EXTERIOR

Exterior

Install a 3/4" pressure treated plywood access door in a 2" x 4" pressure treated frame. Provide galvanized iron hinges and hasp.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Porch Frame Columns and Handrail Installation

EXTERIOR

Exterior

Remove and replace existing wrought iron columns on front porch and replace with appropriately sized and proportioned white vinyl wrapped columns. Please select a square or rectangle based column and not round. Remove existing handrails and install new white vinyl handrails to coordinate with new columns to serve the stairs.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Portable Toilet

GENERAL REQUIREMENTS

Provide temporary toilet facilities from job start until approval of permanent facilities.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Permits Required

GENERAL REQUIREMENTS

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

# Work Specification

## See Attached Lead Scope

### GENERAL REQUIREMENTS

All work shall be performed in accordance with applicable regulations and shall meet all applicable building codes. Building permits will be obtained as appropriate. Mecklenburg County requires building permits for Lead Hazard Reduction if the work involves activities subject to permitting under general conducts.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## House Number

### GENERAL REQUIREMENTS

Install brass, aluminum, or iron house numbers with nails. Numbers must be 4 inches tall with a stroke-width of 1/2 inch per Code. Numbers are not permitted to be plastic or stickers.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Dumpster

### GENERAL REQUIREMENTS

After procuring all required permits, place AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpster and repair any evidence of the dumpsters use. Contractor may haul debris away daily using dump trailers.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Combination CO / Smoke Detector Hard Wired

### GENERAL REQUIREMENTS

Install a hard wired combination carbon monoxide and smoke detector with battery back up.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Smoke Detector Hard Wired

### GENERAL REQUIREMENTS

Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and outside of sleeping areas.

\*\*\*Count is for (2) detectors.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Gas Pack

### GENERAL REQUIREMENTS

Install combination AC/furnace unit, minimum 14 SEER design per manual J and Manual D for this home.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$



# Work Specification

## Resilient Flooring

### HALL

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.

\*\*\*Remains of old vinyl flooring contain asbestos containing materials. Do not attempt to remove or disturb this flooring. Install new resilient flooring on top of it.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Wall Removal and Header Installation

### KITCHEN

Remove load-bearing wall between kitchen and dining room, and install engineered header to Code, designed to hold a load on approximately a 10' span. Install necessary king/jack structural framing supports. Install new drywall on all newly framed areas, and include repairing areas where drywall is to be removed to tie new header into existing framing. Install any new trim, baseboard, quarter round, and crown molding as necessary. Also make any necessary repairs to the ceiling following wall removal.

The intent is to open the kitchen and dining room to create one larger room; to move the refrigerator out of the dining room, and the dryer out of the hallway.



Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Dryer Vent

### KITCHEN

Install 4" rigid aluminum vent tubing from the specified dryer location to a 4" wall mounted dryer vent hood with a back flow preventer and NO screening. Fasteners shall not protrude into the interior of the exhaust duct. Seal all seams in the system with duct mastic or aluminum foil tape, not duct tape. Secure duct and hood to framing.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## GFCI Receptacle 20 AMP

### KITCHEN

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

\*\*\*Receptacle count is for (4) outlets.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

## Dryer Circuit

### KITCHEN

Install 220 volt, 30 amp, surface mounted receptacle on an individual circuit. Repair all wall tear out required.

Bid Cost:  $\frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$

# Work Specification

## Oven Circuit

KITCHEN

Install 220 volt, 40 amp, surface mounted receptacle on an individual circuit. Repair all wall tear out required.

Bid Cost:

X

=

Base

Quantity

Total Cost

## Water Heater 40 Gallon Electric - Code Compliance

KITCHEN

Remove existing water heater and install a catch pan drained to the exterior. Install an expansion tank, discharge tube to within 6" of floor or to outside of structure, shut-off valve and electric supply. Re-install existing water heater.



Bid Cost:

X

=

Base

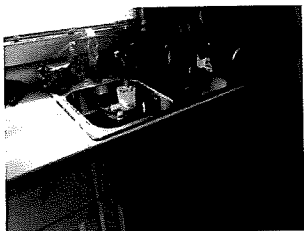
Quantity

Total Cost

## Counter Tops Replace

KITCHEN

Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk counter top to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture.



Bid Cost:

X

=

Base

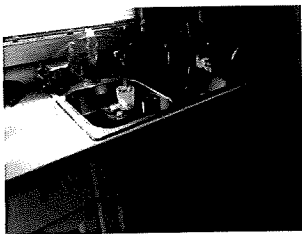
Quantity

Total Cost

## Cabinets Base

KITCHEN

Replace base cabinets. Cabinets to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.



Bid Cost:

X

=

Base

Quantity

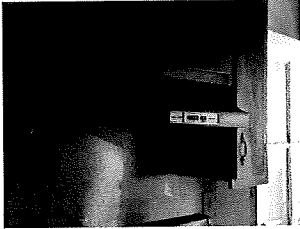
Total Cost

# Work Specification

## Cabinets Wall

### KITCHEN

Replace wall cabinets. Cabinets are to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Range Hood Exterior Vented

### KITCHEN

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 70 sones. Attach hood to cabinet with screws. Include metal vent and roof or wall cap/damper assembly, using #14 copper Romex. Owner's choice of color.  
\*\*\*New installation - will need electrical.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Prep & Paint Room Semi Gloss

### KITCHEN

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Painting shall include walls and any associated trim. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.



$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

## Prep & Paint Ceiling and Repair

### KITCHEN

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked, and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with Owner's choice of low VOC acrylic flat latex in all habitable rooms and low VOC acrylic semi-gloss latex in kitchen and baths. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

\*\*\*Price to include repair necessary after removal of cabinets.

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Quantity}} \times \text{Quantity} = \text{Total Cost}$$

# Work Specification

## Resilient Flooring

### LIVING ROOM

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.



Bid Cost: \_\_\_\_\_ X \_\_\_\_\_ = \_\_\_\_\_  
Base Quantity Total Cost

## Aluminum Storm Door - Front Entry

### LIVING ROOM

Install an aluminum combination storm and screen door. Complete with self closer and locking hardware.



Bid Cost: \_\_\_\_\_ X \_\_\_\_\_ = \_\_\_\_\_  
Base Quantity Total Cost

## Certification

Contractor Name: \_\_\_\_\_

Total Cost: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

LEAD ABATEMENT SCOPE OF WORK  
& INSTRUCTIONS TO BIDDERS

3-May-18  
Address  
2133 Camp Greene St

Complete the following scope of work:

Item #	Feature	Method	Number	Cost Per unit	COST
1	Exterior window sashes	Remove and replace windows (all components).	10		
2	Exterior door - Side A	Make smooth and operable, scrape loose paint and repaint. Paint both exterior and interior sides of all components.	1		
3	Front Porch Ceiling - Side A	Remove and replace.	1		
4	Right porch trim (supporting overhang) - Side D	Remove and replace.	1		
5	Exterior wooden trim and siding underneath asphalt siding	Cover in Tyvek and aluminum or vinyl.	1		
5B***		Provide SEPARATE price for removing existing asphalt siding, repair/replacing damaged wood siding and trim, and scraping and painting. DO NOT INCLUDE in your total lead price.	1		
6	Exterior dripline - soil	Remove 2"-4" of soil and anything additional below that to achieve lead level below 400 ppm. Once below 400 ppm, landscaping felt should be installed and covered with top soil in an area of 4'-6' extending out from the drop line, and 2"-4" deep. Top soil should then be covered with landscaping gravel or mulch, and other bare areas re-seeded and covered with hay or pine straw.	1		
7	Interior window casings, sills, and sashes	(Windows are to be replaced). Remove and replace interior sills.	10		
8	Room 1 - Door A - Casing and door	(see line item 2)	0		
9	Room 2 - Door casing and jamb	Remove and replace.	1		
10	Room 3 - Baseboards	Remove and replace.	1		
11	Room 3 - Door A - Casing	Remove and replace.	1		
12	Room 4 - Door A - Casing	Remove and replace.	1		
13	Room 5 - Door A - Casing	Remove and replace.	1		
14	Room 5 - Door D - Casing, jamb, and door	Remove door, casing and jamb and do not replace (this wall is to be removed).	1		
15	Interior floors - elevated dust levels	Complete specialized cleaning on all floors throughout home.	7		

\*\*\*all work to scrape and paint exterior wooden materials includes repair of damaged/decayed wood.

\*\*\*all interior components to be replaced must also be painted.

Total

Contractors may submit an occupant protection plan on the form provided.

NOTES: Complete all interior work in a unit in a single day.

- 1 Allow for replacement of 50 board feet of rotted wood.
- 2 Unless otherwise noted any window or door removal and replacement includes frame and trim on both sides.
- 3 In lieu of complete removal, window frames may be enclosed with vinyl on exterior in accordance with all project manual requirements
- 4 Contact EI Group to conduct inspections prior to repainting or other putback and after vinyl siding installation.
- 5 Windows being placed in a bathroom need to be tempered glass.

Total Bid

Acknowledgement of Addenda (if any):

Addendum#	Date

The undersigned contractor agrees to perform the scope of work for the indicated fee in accordance with applicable regulations and the project manual. The undersigned also certifies that the work will be completed within 60 days of award.

Signature of authorized contractor representative

Contractor Submitting Bid:

Phone: